

containing forty acres more or less. Together with all and singular the hereditaments and appurtenances therunto belonging, or in anywise appertaining, both in law and equity, To Have and to hold the said premises unto the said party of the second part, and their heirs and assigns forever. And the said parties of the first part, for themselves and their heirs, executors and administrators, do covenant and agree to and with the said party of the second part their heirs and assigns, that they are seized of the said premises as of a good and indefeasible inheritance in law, in fee simple, and that said premises are clear of all liens, taxes, assessments, and incumbrances whatsoever. And said parties of the first part the said premises unto the said party of the second part, and their heirs and assigns, against the claim or claims of all and every person and persons whomsoever, and against all liens, taxes, assessments, exemptions, and encumbrances whatsoever, do and will Warrant and Forever Defend by these presents.

This Grant is intended as a Mortgage to secure the payment of the sum of One Thousand Six Hundred ⁰⁰/₁₀₀ Dollars, according to the condition of One certain Promissory note due and payable as follows Three years after date with interest thereon at eight per cent per annum payable annually this day executed and delivered by said Albert Stehwin and Kate his wife parties of the first part to the said W^m and August Mangelsdorf party of the second part, and this conveyance shall be void if such payment be made as herein specified. But if default be made in said payment, or any part thereof, or the interest due thereon, as above provided, or if the taxes and assessments of every nature which are by law made due and are not paid when the same becomes due, or if default is made to keep said premises insured, then in either of said events, all said notes, with the principal and interest thereon, shall at once become due and payable, and it shall be lawful for the said party of the second part, their executors, administrators or assigns, to sell the premises here granted, or cause the same to be sold, with all